



# City of Aurora

City Hall - 5th Floor  
Conference Room B  
44 East Downer Place  
Aurora, IL

## Planning & Development Committee Meeting Minutes - Final

Monday

October 21, 2013

4:00 PM

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*Chairperson Mike Saville*  
*Alderman Bill Donnell*  
*Alderman Richard Irvin*  
*Alderman Scheketa Hart-Burns (Alt)*

### CALL TO ORDER:

Chairman Saville called the meeting to order at 4:06 pm

Present: 3 - Chairperson Mike Saville, Alderman Bill Donnell and Alderman Richard Irvin

### OTHER PRESENT

David Patzelt, Aurora Redevelopment Company; Rick Trevino, Trevino Properties; Ron Potter, Potter Construction; Judd Missner, The Missner Group.

City of Aurora: Lonnie Avery, Engineering; Karen Zilly, Neighborhood Redevelopment; Ed Sieben, Planning & Zoning; Janell Roelkh, Planning & Zoning; Bill Wiet, Community Development.

### APPROVAL OF MINUTES

[13-00747](#)

Approval of the minutes for the Planning & Development meeting on 10-10-2013.

A motion was made by Alderman Irvin, seconded by Alderman Donnell, that this agenda item be approved and filed. The motion carried.

Ayes: 3

### AGENDA

[13-00735](#)

An Ordinance granting a Special Use Permit for a Health and Human Services use, being a medical office located at 403 W. Galena Boulevard Aurora, Illinois (Trevino Properties, LLC - AU21/2-13.163-Su - TV - Ward 6)

A motion was made by Alderman Irvin, seconded by Alderman Donnell, that this agenda item be recommended for approval. The motion carried.

Ayes: 3

- 13-00736** An Ordinance amending Ordinance Number 3100, being the Aurora Zoning Ordinance and the Zoning Map attached thereto, by rezoning property located at 20 N. Chestnut Street from R-4 Two Family Dwelling District to O - Office District (Trevino Properties, LLC - AU21/2-13.354-Rz - TV - Ward 6)
- A motion was made by Alderman Irvin, seconded by Alderman Donnell, that this agenda item be recommended for approval with conditions. The motion carried.**
- Ayes: 3**
- 13-00682** Resolution Authorizing an Annual Action Plan Substantial Amendment (2013 - #2) to Reflect Funding Reallocations for the Community Development Block Grant Program, Neighborhood Stabilization Program (NSP) Revisions and a Program Income Allocation
- A motion was made by Alderman Irvin, seconded by Alderman Donnell, that this agenda item be tabled and brought back at a later time. The motion carried.**
- Ayes: 3**
- [13-00728](#) An Ordinance granting a Special Use Permit for a gasoline station use located at 287 S. Broadway, Aurora, Illinois 60505 (Aurora Redevelopment Company, LLC - AU27/1-13.323-Su - TV - Ward 2)
- A motion was made by Alderman Irvin, seconded by Alderman Donnell, that this agenda item be recommended for approval. The motion carried.**
- Ayes: 3**
- [13-00733](#) Resolution approving the Final Plat Revision for Lot 1 of the White Oak West Resubdivision and granting a Variance to the lot area for the vacant 8.42 acre property located at 2121 Diehl Road and 1954 McKesson Street (White Oak West TMG, LLC - AU12/2-13.321-Fsd/R/V - JR/ST - Ward 1)
- A motion was made by Alderman Irvin, seconded by Alderman Donnell, that this agenda item be recommended for approval. The motion carried.**
- Ayes: 3**
- [13-00734](#) Resolution approving the Final Plan on Lot 1 of the White Oak West Resubdivision and granting a setback line variance for the vacant 8.42 acre property located at 2121 Diehl Road and 1954 McKesson Street (White Oak West TMG, LLC - AU12/2-13.322-Fpn/V - JR/ST - Ward 1)
- A motion was made by Alderman Irvin, seconded by Alderman Donnell, that this agenda item be recommended for approval. The motion carried.**
- Ayes: 3**

[13-00739](#)

Resolution authorizing an Easement Agreement between the City of Aurora and Matthew and Heather Johnson for a temporary construction easement and accepting the dedication of a City Easement at 10 S. Calumet Avenue

**A motion was made by Alderman Donnell, seconded by Alderman Irvin, that this agenda item be recommended for approval. The motion carried.**

**Ayes: 3**

[13-00740](#)

Resolution authorizing an Easement Agreement between the City of Aurora and Aaron and Andrea Rolfe for a Temporary Construction Easement at 14 S. Calumet Avenue

**A motion was made by Alderman Donnell, seconded by Alderman Irvin, that this agenda item be recommended for approval. The motion carried.**

**Ayes: 3**

[13-00741](#)

Resolution authorizing an Easement Agreement between the City of Aurora and Sammy and Gilda Walls for a temporary construction easement and accepting the dedication of a permanent City Easement at 1314 W. Galena Boulevard.

**A motion was made by Alderman Donnell, seconded by Alderman Irvin, that this agenda item be recommended for approval. The motion carried.**

**Ayes: 3**

[13-00742](#)

Resolution authorizing an Easement Agreement between the City of Aurora and Michael and Christi Johnson for a temporary construction easement and accepting the dedication of a City Easement at 1310 W. Galena Boulevard

**A motion was made by Alderman Donnell, seconded by Alderman Irvin, that this agenda item be recommended for approval. The motion carried.**

**Ayes: 3**

[13-00743](#)

Resolution authorizing an Easement Agreement between the City of Aurora and Casey and Erika Solgos for a temporary construction easement and accepting the dedication of a City Easement at 1304 W. Galena Boulevard

**A motion was made by Alderman Donnell, seconded by Alderman Irvin, that this agenda item be recommended for approval. The motion carried.**

**Ayes: 3**

[13-00744](#) Resolution authorizing an Easement Agreement between the City of Aurora and Terry and Stephanie Fox for a temporary construction easement at 3 S. Gladstone Avenue

A motion was made by Alderman Donnell, seconded by Alderman Irvin, that this agenda item be recommended for approval. The motion carried.

Ayes: 3

**PENDING**

[13-00537](#) Discussion item only: FY2007 sidewalk program - proposal to revise resolution R92.504.

[13-00538](#) Status update on the Aurora Zoning Ordinance re-write.

[13-00539](#) Ordinance amending Chapter 12, Article III Electricity and associated Article I and Article II provisions of the City of Aurora's Building Codes .

[13-00540](#) PD13.011 - Ordinance granting a variance to allow an electric fence on the property located at 3883 Butterfield Road, Aurora, Illinois (Regency Square Apartment, Limited Partnership/FedEx - W133/3-11.442-V - JR/DF - Ward 10 (placed back on P & D pending from COW 05/21/13))

**ADJOURNMENT:**

A motion to adjourn the meeting was made by Alderman Irvin, seconded by Alderman Donnell - Chairman Saville adjourned the meeting at 4:50 pm.

Ayes: 3

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<http://aurora-il.org/agendasearch.php>